



Dana DeBeauvoir

Dana DeBeauvoir, County Clerk
Travis County, Texas

Dec 15, 2021 02:44 PM Fee: \$34.00

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Electronically Recorded

MANAGEMENT CERTIFICATE

THE ISLAND AT MOUNT BONNELL SHORES HOME OWNERS ASSOCIATION, INC.

The undersigned, being an Officer of The Island at Mount Bonnell Shores Home Owners Association, Inc. (the "Association"), and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The name of the subdivision is The Island at Mount Bonnell Shores (the "Subdivision Development").
2. The name of the Association is The Island at Mount Bonnell Shores Home Owners Association, Inc. (the "Association").
3. The recording data for the Subdivision Development is as follows:

The Island at Mount Bonnell Shores, a subdivision in Travis County, Texas, according to the Map or Plat thereof, recorded at Document No. 423607 in the Official Public Records of Travis County, Texas.

4. The recording data for the declaration applicable to the Subdivision Development, and all amendments thereto, is as follows:

Declaration of Covenants, Conditions and Restrictions, recorded at Document No. 0982100039 in the Official Public Records of Travis County, Texas.

First Amendment to First Amended Declaration of Covenants and Restrictions for The Island at Mount Bonnell Shores, recorded at Document No. 5138423 in the Official Public Records of Travis County, Texas.

Notice of Homeowner's Association Address and Notice to Prospective Purchasers of Lots in The Island at Mount Bonnell Shores Regarding Rules, Bylaws, Declarations, Liens, Resale Certificates and Management, recorded at Document No. 5824243 in the Official Public Records of Travis County, Texas.

Amended Declaration of Covenants, Conditions and Restrictions, recorded at Document No. 2003082276 in the Official Public Records of Travis County, Texas.

Notice of Dedicatory Instruments, recorded at Document No. 2012038407 in the Official Public Records of Travis County, Texas.

Notice of Dedicatory Instruments, recorded at Document No. 2012049969 in the Official Public Records of Travis County, Texas.

Notice of Dedicatory Instruments, recorded at Document No. 2012113884 in the Official Public Records of Travis County, Texas.

5. The name and mailing address of the Association is:

The Island at Mount Bonnell Shores Home Owners Association, Inc.
c/o Preferred Association Management Company
700 Market Street, Building 3
Cedar Park, TX 78613

6. The name, mailing address, telephone number, and email address of the person or entity managing the Association is:

Preferred Association Management Company
 700 Market Street, Building 3
 Cedar Park, TX 78613
 Tel: (512) 918-8100
 Email: pamco@pamcotx.com

7. The website address at which the Association's dedicatory instruments are available in accordance with Section 207.006 of the Texas Property Code is <https://pamcotx.com/>.
8. The following described fees are charged by the Association in relation to a property transfer in the Subdivision Development:

Transfer Fee (paid at close)	\$200.00
Resale Disclosure (TREC Form)	\$575.00
Statement of Account 1 business days Rush Fee	\$150.00
Statement of Account 2 business days Rush Fee	\$100.00
Statement of Account 3 business days Rush Fee	75.00
Resale Disclosure 1 business days Rush Fee	\$150.00
Resale Disclosure 2 business days Rush Fee	\$100.00
Resale Disclosure 3 business days Rush Fee	\$75.00
Multi-Product Order 1 business days Rush Fee	\$150.00
Multi-Product Order 2 business days Rush Fee	\$100.00
Multi-Product Order 3 business days Rush Fee	\$75.00
Lender Questionnaire 1 business days Rush Fee	\$150.00
Lender Questionnaire 2 business days Rush Fee	\$100.00
Rush Existing Order (*Add this fee to Rush Fees)	\$75.00
Statement of Account Update from 1 to 14 days	\$0.00
Statement of Account Update from 15 to 45 days	\$50.00
Statement of Account Update from 46 to 90 days	\$50.00
Refinance Statement of Account Update from 1 to 14 days	\$0.00
Refinance Statement of Account Update from 15 to 45 days	\$50.00
Refinance Statement of Account Update from 46 to 90 days	\$50.00
Resale Disclosure Update from 1 to 14 days	\$0.00
Resale Disclosure Update from 15 to 45 days	\$50.00
Resale Disclosure Update from 46 to 90 days	\$50.00
Lender Questionnaire Update from 1 to 31 days	\$25.00
Premier Resale Package (TREC Form, Statement of Account, and Association Documents)	\$375.00
"Resale Disclosure (TREC Form) and Complete Association Documents Package"	\$375.00
Statement of Account Only (No Assoc Docs)	\$175.00
Owner's Account Statement (REQUIRED FOR REFIs!)	\$100.00
Premier Lender Questionnaire Bundle (Best Value!)	\$200.00
Standard Lender Questionnaire Package	\$175.00
"Bank Owned Property Package (REQUIRED FOR FORECLOSED PROPERTIES)"	\$375.00
Statement of Account	\$175.00
Refinance Statement of Account	\$100.00
Resale Disclosure	\$175.00
"Lender Questionnaire"	\$150.00
Custom Questionnaire Fee (*Add this fee to Questionnaire Fee)	\$50.00

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THE ISLAND AT MOUNT BONNELL SHORES HOME OWNERS ASSOCIATION, INC.

Appraiser Questionnaire	\$25.00
Documents:	
Annual Board Meeting Minutes	\$15.00
Articles of Incorporation	\$25.00
Budget	\$25.00
Bylaws	\$25.00
Current Unaudited Financial Documents	\$15.00
Declaration-CC&Rs	\$25.00
Important Information	\$0.00
Insurance Dec Page	\$25.00
Rules and Policies	\$15.00
Unit Ledger	\$25.00
Utility Bill	\$0.00
W-9	\$0.00

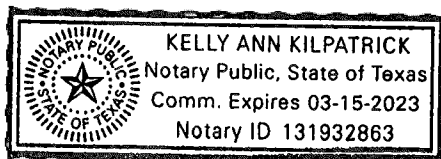
This Management Certificate is effective as of the 19 day of November, 2021.

THE ISLAND AT MOUNT BONNELL SHORES HOME OWNERS ASSOCIATION, INC., a Texas nonprofit corporation

By: [Signature]
 Name: Donna Parks
 Title: Agent

THE STATE OF TEXAS §
 COUNTY OF TRAVIS §

This instrument was acknowledged before me on 19 day of November, 2021, by Donna Parks, Registered Agent The Island at Mount Bonnell Shores Home Owners Association, Inc., a Texas nonprofit corporation, on behalf of said corporation.



[SEAL]

[Signature: Kelly A. Kilpatrick]
 Notary Public Signature

AFTER RECORDING RETURN TO:

Gregory S. Cagle
 CAGLE PUGH, LTD., LLP
 4301 Westbank Dr. A-150
 Austin, Texas 78746

MANAGEMENT CERTIFICATE
 THE ISLAND AT MOUNT BONNELL SHORES HOME OWNERS ASSOCIATION, INC.